

FOR LEASE

**Benjamin
Moore®**
Paints
COMING
SOON

7106-7112 Ritchie Highway

Glen Burnie, MD 21204

Overview

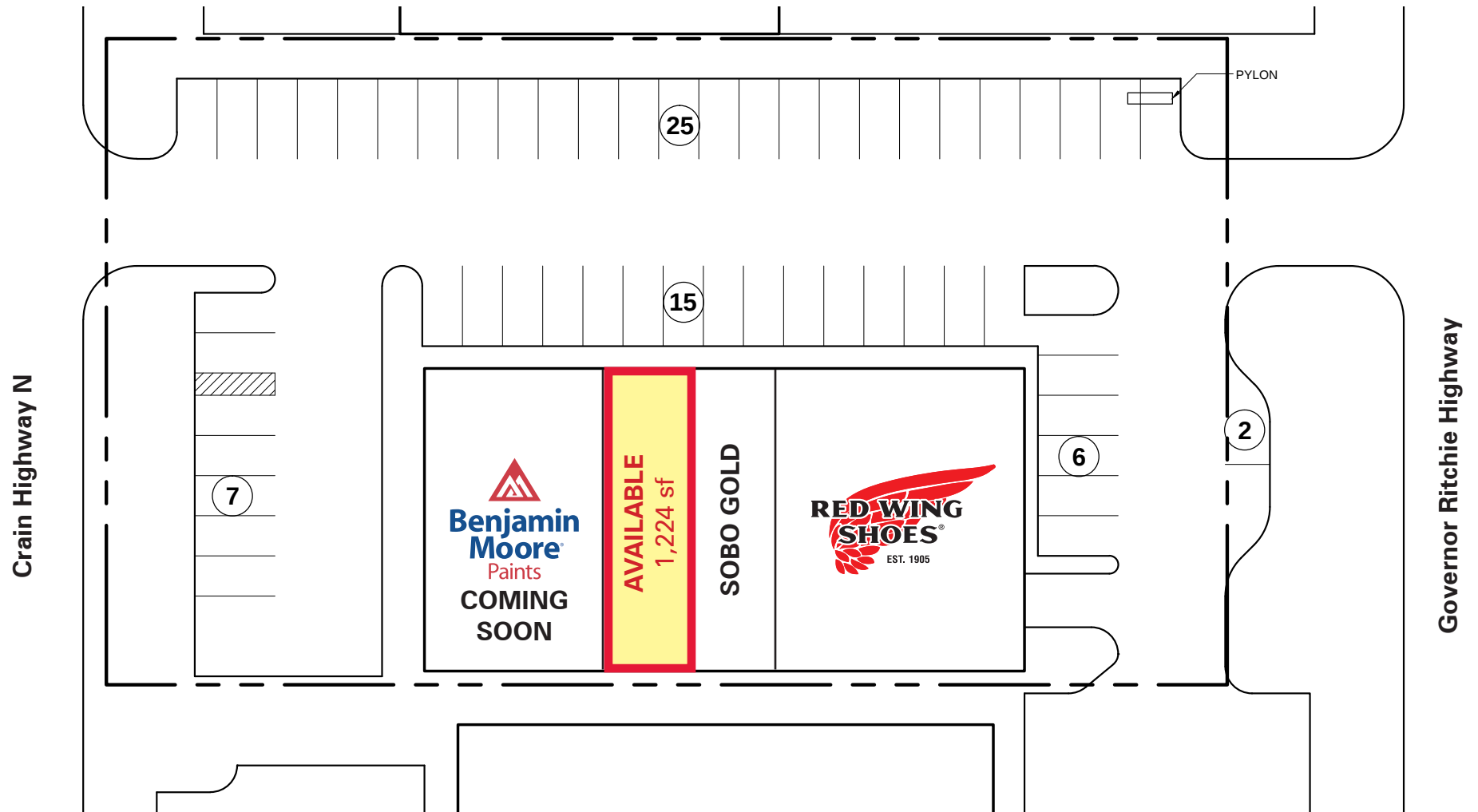
One in-line space available in a well positioned strip center, strategically located between Crain Highway and Governor Ritchie Highway in Glen Burnie, Maryland. The site offers prominent signage and is accessible from both major roadways. The space is ideal for any restaurant or retail uses looking to establish a strong presence in the vibrant Glen Burnie market.

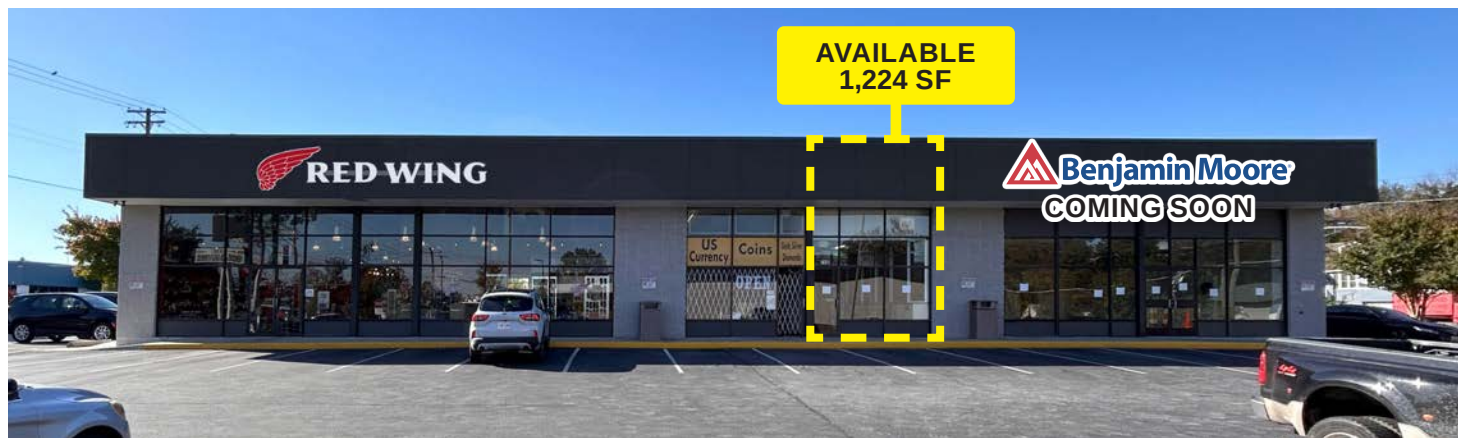
Quick Facts

Availability	Immediate
Size	1,224 square feet
Rental Rate	Negotiable
Net Charges	CAM: \$3.29 PSF; INS: \$0.30 PSF; TAX: \$1.59 PSF
Nearby Tenants	



2025 Demographics	1 mile	3 miles	5 miles
POPULATION	7,744	81,636	196,104
HOUSEHOLDS	2,913	30,748	73,292
AVG. HH INCOME	\$114,783	\$116,357	\$116,052
DAYTIME POPULATION	11,105	93,069	210,632
TRAFFIC COUNT	23,121 AADT (Gov Ritchie Highway)	9,600 AADT (Crain Highway N)	





AVAILABLE
1,224 SF

RED WING

TENANT

TENANT

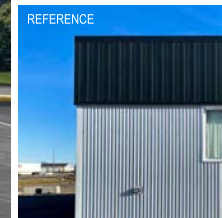
TENANT

FACADE REPAINTED BY OTHERS
OFF WHITE (SPEC TBD)

FACADE REPAINTED BY OTHERS
DARK GREY (SPEC TBD)

REFERENCE

PROPOSED



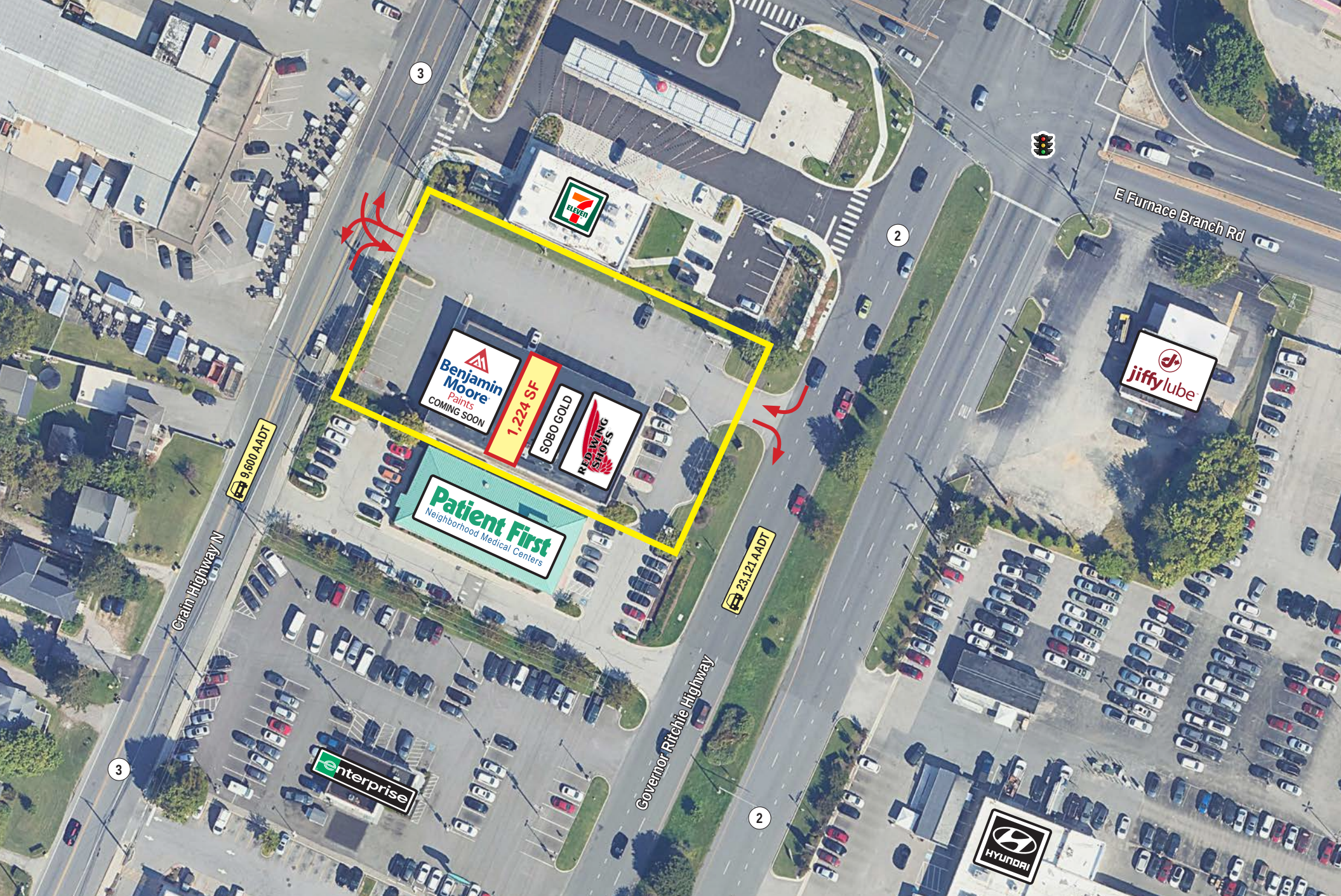
1 ELEVATION VIEWS
SCALE: 3/16"=1'-0" (APPROX)

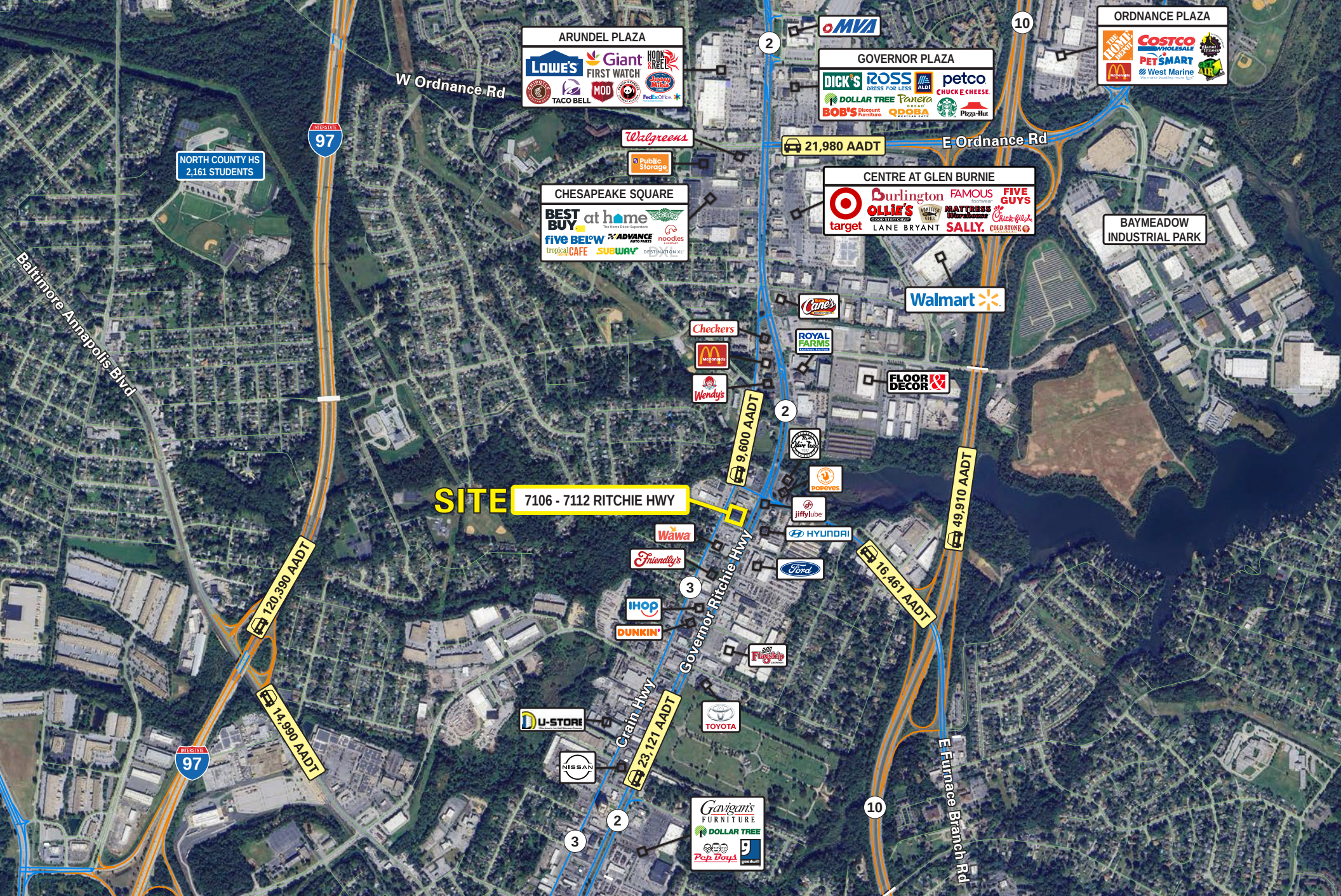


1 ELEVATION VIEWS
SCALE: 1/2"=1'-0" (APPROX)



NOTE: OPTION 2.C SAME SIZE TENANT CABINET AS ABOVE -(BUT ONLY 2 TENANTS)





Interested? Contact:

Andrew Segall

✉ asegall@segallgroup.com

☎ 410.753.3947

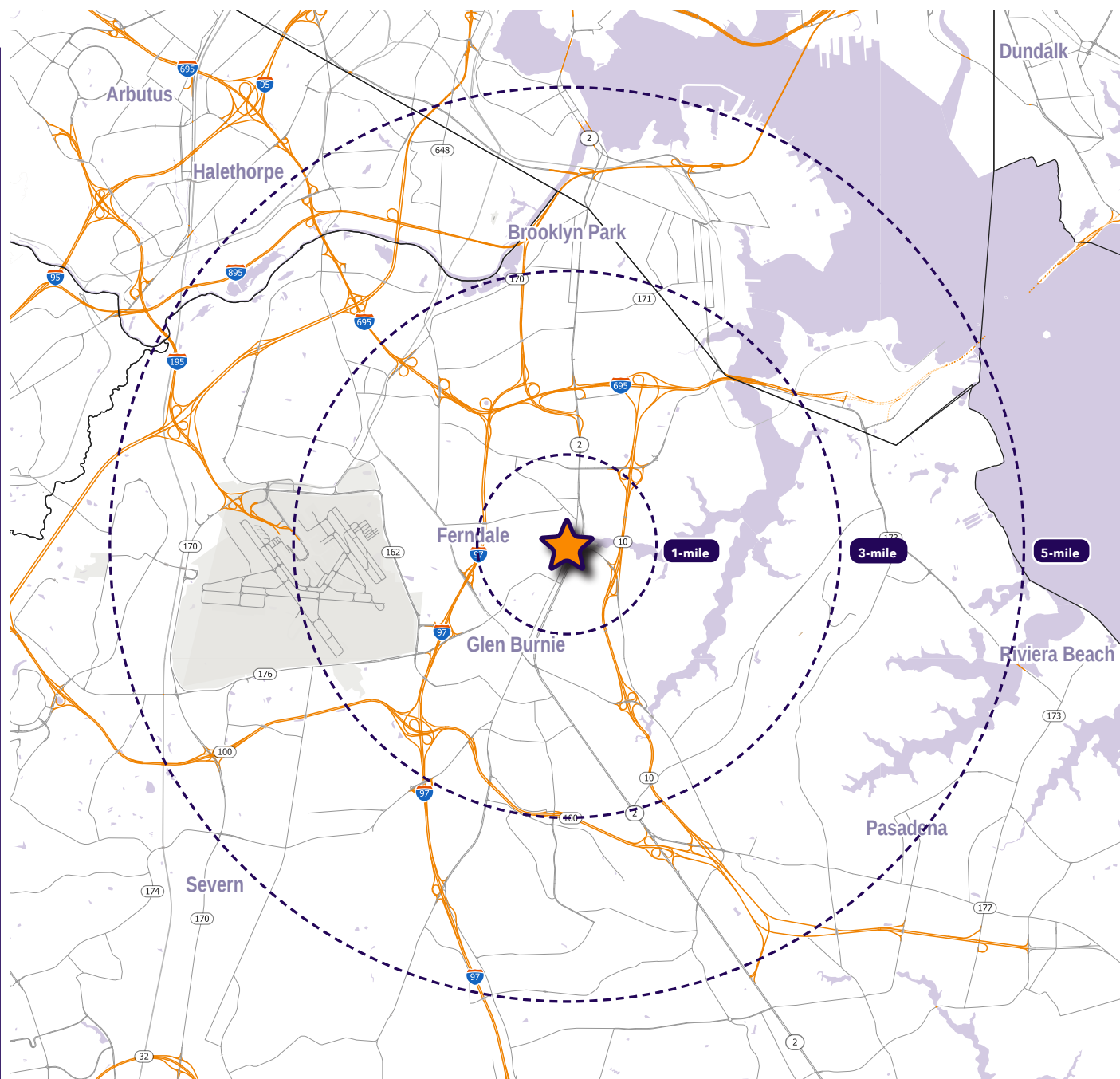
📱 410.960.0361

Marcelo Grosberg

✉ mgrosberg@segallgroup.com

☎ 410.753.3948

📱 443.927.6100



Maryland

605 South Eden Street
Suite 200
Baltimore, MD 21231
410.753.3000

DC • Northern VA

8245 Boone Boulevard
Suite 200
Tysons, VA 22182
202.833.3830

Richmond

4701 Cox Road
Suite 100
Glen Allen, VA 23060
804.207.4040

Online

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